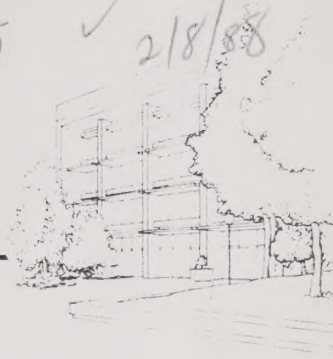
8801915 ✓ 2/8/88



CITY OF FAIRFIELD

Incorporated December 12, 1903

1000 WEBSTER STREET
FAIRFIELD, CA 94533
[707] 428-7391

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UNIVERSITY OF CALIFORNIA

December 29, 1986

To: Interested Persons

Re: Rent Survey

Enclosed you will find a copy of the City of Fairfield's most recent rent survey and vacancy analysis. The data contained here were collected in October and November 1986 using the same sample and methodology as the prior surveys.

The data contained on the third page entitled "Newer Complexes" were not used in the computation of the mean rents and other statistics on the first two pages. It is provided as additional information for persons who are more interested in rents for newer complexes.

If you have any questions, please contact Mark Kaiser at (707) 428-7537.

2959L

RENTS--NEWER COMPLEXES

Complex	1 Bedroom	2 Bedroom	3 Bedroom	Total	Built
Birchwood 1890 Dover 422-9630	22 at $465 0 Vacant	88 at $530 2 Vacant		110	1/86
Casa del Prado 427-2048 45 Casa del Prado Circle		39 @ $665 0 Vacant w/den	42 @ $685 0 Vacant w/den	81	8/84
Pacific Meadows 422-9253 400 Tabor Ave		20 @ $560 1 Vacant	12 @ $610 0 Vacant	32	12/83
Peachwood 427-3396 2215 Peachtree Drive	43 @ $460 3 Vacant	23 @ 530 2 Vacant		66	5/85
Quail Terrace 425-2025 2240 Claybank	20 at $455 20 at $480 5 Vacant	1 bath $520 & $540 17 Vacant	2 bath $545 & $565	136	1/85
Sheffield Greens 422-6763 2780 North Texas	64 @ $495 0 Vacant	1 bath 34 @ $570 0 Vacant	2 bath 34 @ $595 0 Vacant	134	1/86
Raintree Terrace 2915 N. Texas 425-8141	42 @ $500 0 Vacant	54 @ $575 0 Vacant	40 @ 605	136	5/86
Round Hill Creek 100 Hawthorne 425-1624	20 @ $500-525 0 Vacant	36 @ 575-590 2 Vacant	20 @ $620-640 2 Vacant	96	6/86
Sunset Avenue 313 Sandy Lane, Suisun 422-2800	84 @ $460-$475 0 Vacant	156 @ $490-$495 6 Vacant		240	10/85
Woodside Court 426-0169 555 Alaska	26 @ $460 0 Vacant	103 @ $495 0 Vacant		129	11/85
TOTAL UNITS	341	743	54	1,138	
AVERAGE RENT	$487.14	$562.37	$647.50		
VACANCY RATE	2.0%	4.0%	0.0%	4.0%	

Surveyed November 1986

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Fairfield Housing Authority Rent Survey

Apartment Size:	STUDIO
Units Surveyed:	48
Complexes Surveyed:	6
Mean Rent:	$305
Median Rent:	$305
45th %ile Rent:	$290
Maximum Rent:	$340
Minimum Rent:	$250
Number Vacant:	3
Vacancy Rate:	6%
Mean Vacancy Rent:	$305

Apartment Size:	ONE BEDROOM
Units Surveyed:	372
Complexes Surveyed:	21
Mean Rent:	$358
Median Rent:	$370
45th %ile Rent:	$360
Maximum Rent:	$465
Minimum Rent:	$280
Number Vacant:	34
Vacancy Rate:	9%
Mean Vacancy Rent:	$386

Apartment Size:	TWO BEDROOM
Units Surveyed:	802
Complexes Surveyed:	36
Mean Rent:	$444
Median Rent:	$438
45th %ile Rent:	$425
Maximum Rent:	$575
Minimum Rent:	$340
Number Vacant:	38
Vacancy Rate:	5%
Mean Vacancy Rent:	$451

Apartment Size:	THREE BEDROOM
Units Surveyed:	21
Complexes Surveyed:	4
Mean Rent:	$485
Median Rent:	$475
45th %ile Rent:	$450
Maximum Rent:	$565
Minimum Rent:	$425
Number Vacant:	1
Vacancy Rate:	5%
Mean Vacancy Rent:	$565

November 1986
(7362H)

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